

**State Budget and Control Board, Office of State Budget - Capital Budgeting Unit**  
**Summary of Permanent Improvement Project Actions Proposed by Agencies**  
**July 6, 2004 through August 30, 2004**

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**Forwarded to JBRC 9/7/04**

<u>Item 1.</u>	<u>Agency:</u> H12 Clemson University	<u>Project:</u> 9793, Fraternity Dormitories - Renovations	CHE Approval Date: 07/16/04
	<u>Action</u>		Committee Review Date: *
	<u>Proposed:</u> Increase budget from \$24,390,000.00 to \$25,490,000.00		B&C Board Approval Date: *
	(Add \$1,100,000.00 [9] Other, Housing Improvement Fund)		<u>Budget After Action Proposed</u>
	<u>Purpose:</u> To include additional renovations to the fraternity dormitories at Clemson University. The additional work will include revisions to make the project certified as a Leadership in Energy and Environmental Quality (LEED) building. It will also include site enhancements to improve pedestrian flow to other buildings, construction of exterior stairways and retaining walls to provide service vehicle access to Godfrey Hall affected by the construction, and construction of a plaza, outdoor pavilions, and garden terraces to provide outdoor social areas for the fraternities. The total projected cost of this project is \$25,490,000.		<u>Source</u> <u>Amount</u>
			Revenue Bonds 23,640,000.00
			Other 1,850,000.00
	<u>Ref:</u> Supporting document pages 1-3.		Total Funds 25,490,000.00
<u>Item 2.</u>	<u>Agency:</u> H15 College of Charleston	<u>Project:</u> 9555, New Library Construction	CHE Approval Date: 07/16/04
	<u>Action</u>		Committee Review Date: *
	<u>Proposed:</u> Increase budget from \$30,708,647.28 to \$33,408,647.28		B&C Board Approval Date: *
	(Add \$1,355,400.43 [9] Other, College Fees)		<u>Budget After Action Proposed</u>
	(Add \$3,011,659.00 [9] Other, Capital Improvement Project Fund)		<u>Source</u> <u>Amount</u>
	(Add \$ 332,940.57 [9] Other, Tuition)		Capital Improvement Bonds 12,000,000.00
	(Subtract \$2,000,000.00 [9] Other, Private)		Appropriated State 1,080,000.00
	<u>Purpose:</u> To cover change orders and cost overruns from design errors in constructing the new library at the College of Charleston. The additional work included wiring and equipment for Smart Classroom technology and additional site work. The total projected cost of this project is \$33,408,647.		Other 20,328,647.28
	<u>Ref:</u> Supporting document pages 4-6.		Total Funds 33,408,647.28
<u>Item 3.</u>	<u>Agency:</u> H15 College of Charleston	<u>Project:</u> 9600, McConnell Residence Hall Renovation	CHE Approval Date: 08/24/04
	<u>Action</u>		Committee Review Date: *
	<u>Proposed:</u> Increase budget from \$3,000,000.00 to \$4,565,000.00		B&C Board Approval Date: *
	(Add \$1,565,000.00 [3] Housing Revenue Bonds)		<u>Budget After Action Proposed</u>
	<u>Purpose:</u> To include additional renovations to McConnell Residence Hall at the College of Charleston. The work will include repairing exterior brick and replacing windows and doors. This work was excluded from the original project scope because of the cost. The total projected cost of this project is \$4,565,000.		<u>Source</u> <u>Amount</u>
			Revenue Bonds 4,565,000.00
	<u>Ref:</u> Supporting document pages 7-9.		Total Funds 4,565,000.00

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Item 4.	Agency:	H17 Coastal Carolina University	Project:	9538, Athletic Training Facility Construction	CHE Approval Date:	07/28/04								
					Committee Review Date:	*								
					B&C Board Approval Date:	*								
	Action Proposed:	Increase budget from \$450,000.00 to \$740,000.00												
	(Add	\$200,000.00	[2]	Institution Bonds)										
	(Add	\$ 90,000.00	[9]	Other, Private)										
	Purpose:	To cover increased costs based on recent estimates to construct a 15,000 square foot athletic training center at Coastal Carolina University. The costs of materials to construct the facility have increased significantly since the project was established. Additional funds are also needed to purchase equipment for the athletic weight room and to construct flooring that will adequately support the equipment. The total projected cost of this project is \$740,000.												
	Ref:	Supporting document pages 10-13.												
						<u>Budget After Action Proposed</u>								
						<table><tr><th>Source</th><th>Amount</th></tr><tr><td>Institution Bonds</td><td>200,000.00</td></tr><tr><td>Other</td><td>540,000.00</td></tr><tr><td>Total Funds</td><td>740,000.00</td></tr></table>	Source	Amount	Institution Bonds	200,000.00	Other	540,000.00	Total Funds	740,000.00
Source	Amount													
Institution Bonds	200,000.00													
Other	540,000.00													
Total Funds	740,000.00													
Item 5.	Agency:	H21 Lander University	Project:	9521, New Student Housing Complex Construction	CHE Approval Date:	08/05/04								
					Committee Review Date:	*								
					B&C Board Approval Date:	*								
	Action Proposed:	Increase budget from \$11,100,000.00 to \$14,233,000.00												
	(Add	\$3,133,000.00	[9]	Other, Housing Revenue and Parking Fees)										
	Purpose:	To fund increased costs based on recent estimates to construct a new 90,133 square foot, 300-bed student housing facility at Lander University. Additional funds are needed for architectural fees, furnishings, a pedestrian bridge, infrastructure improvements, additional parking and sitework. The total projected cost of this project is \$14,233,000.												
	Ref:	Supporting document pages 14-16.												
						<u>Budget After Action Proposed</u>								
						<table><tr><th>Source</th><th>Amount</th></tr><tr><td>Institution Bonds</td><td>10,000,000.00</td></tr><tr><td>Other</td><td>4,233,000.00</td></tr><tr><td>Total Funds</td><td>14,233,000.00</td></tr></table>	Source	Amount	Institution Bonds	10,000,000.00	Other	4,233,000.00	Total Funds	14,233,000.00
	Source	Amount												
Institution Bonds	10,000,000.00													
Other	4,233,000.00													
Total Funds	14,233,000.00													
Item 6.	Agency:	H51 Medical University	Project:	9763, Anderson House Restoration	CHE Approval Date:	08/24/04								
					Committee Review Date:	*								
					B&C Board Approval Date:	*								
	Action Proposed:	Establish Project.												
	Total budget.....	\$1,200,000.00												
	[9] Other, Health Sciences Foundation .....	\$ 600,000.00												
	[9] Other, University Generated .....	\$ 600,000.00												
	Purpose:	To restore the historic 7,314 square foot Anderson House located on Calhoun Street at the Medical University. The house was built in 1802 and needs a total interior restoration that includes patching, repairing and refinishing walls, ceilings and floors, and installing new electrical, plumbing and mechanical systems. The total projected cost of the project is \$1.2 million.												
	Ref:	Supporting document pages 17-20.												
						<u>Budget After Action Proposed</u>								
					<table><tr><th>Source</th><th>Amount</th></tr><tr><td>Other</td><td>1,200,000.00</td></tr><tr><td>Total Funds</td><td>1,200,000.00</td></tr></table>	Source	Amount	Other	1,200,000.00	Total Funds	1,200,000.00			
Source	Amount													
Other	1,200,000.00													
Total Funds	1,200,000.00													

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<u>Item 7.</u>	<u>Agency:</u> H51 Medical University	<u>Project:</u> 9764, Hollings Cancer Center – Healing Garden Construction	CHE Approval Date: 08/27/04
			Committee Review Date: *
	<u>Action</u>		B&C Board Approval Date: *
	<u>Proposed:</u> Establish Project.		
	Total budget..... \$500,000.00		<u>Budget After Action Proposed</u>
	[9] Other, Construction Gift..... \$500,000.00		
		<u>Source</u>	<u>Amount</u>
		Other	500,000.00
	<u>Purpose:</u> To accept a gift of construction to build an approximately 6,000 square foot healing garden adjacent to the Hollings Cancer Center at the Medical University. The Health Sciences Foundation received a donation of \$1 million to design, construct and maintain the landscaped garden on university land. The estimated cost to construct the garden is \$500,000 and will include construction of equipment routes to and from adjacent facilities, waterproofing for adjacent facilities, site drainage, irrigation, and associated lighting and electrical systems. The total projected cost of the construction gift is \$500,000.		
	<u>Ref:</u> Supporting document pages 21-26.	Total Funds	500,000.00
<u>Item 8.</u>	<u>Agency:</u> H59 Tech & Comp Education	<u>Project:</u> 9880, Greenville – Northwest Campus Construction	CHE Approval Date: 08/24/04
			Committee Review Date: *
			B&C Board Approval Date: *
	<u>Action</u>		
	<u>Proposed:</u> Increase budget from \$1,618,000.00 to \$14,950,000.00		<u>Budget After Action Proposed</u>
	(Add \$13,332,000.00 [9] Other, Local)		
		<u>Source</u>	<u>Amount</u>
	<u>Purpose:</u> To construct a 95,200 square foot permanent facility on Greenville Tech’s Northwest Campus. The facility will house a full complement of college credit and continuing education courses and programs, student and academic support services, remedial and developmental education, and general education instruction. The facility will support growth in the Greenville County area, relieve overcrowding on the main campus, and provide convenient access for Northwest Greenville County residents. The total projected cost of this project is \$14,950,000.	Other	14,950,000.00
	<u>Ref:</u> Supporting document pages 27-33.	Total Funds	14,950,000.00

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<u>Item 9.</u>	<u>Agency:</u> H59 Tech & Comp Education	<u>Project:</u> 9893, Spartanburg – Ledbetter Building Renovation	CHE Approval Date: 08/27/04
			Committee Review Date: *
	<u>Action</u>		B&C Board Approval Date: *
	<u>Proposed:</u> Establish Project.		
	Total budget..... \$640,400.00		<u>Budget After Action Proposed</u>
	[9] Other, Local ..... \$640,400.00		
		<u>Source</u> <u>Amount</u>	
		Other 640,400.00	
	<u>Purpose:</u> To renovate the 44,000 square foot Ledbetter Building at Spartanburg Technical College. The work will include reconfiguring space for new occupants, painting, installing new floor finishes and ceiling tiles, upgrading two restrooms to meet ADA requirements, and replacing the HVAC system in the lower level. The office building is approximately 40 years old and has not received a major upgrade since 1984. The work will provide better utilization and bring the facility into compliance with current codes. The total projected cost of this project is \$640,400.		
	<u>Ref:</u> Supporting document pages 34-36.	Total Funds 640,400.00	
<u>Item 10.</u>	<u>Agency:</u> J12 Department of Mental Health	<u>Project:</u> 9687, Tucker Center Energy Facility Construction	CHE Approval Date: Not req'd
			Committee Review Date: *
	<u>Action</u>		B&C Board Approval Date: *
	<u>Proposed:</u> Establish Project.		
	Total budget..... \$200,000.00		<u>Budget After Action Proposed</u>
	[9] Other, Medicaid ..... \$200,000.00		
		<u>Source</u> <u>Amount</u>	
		Other 200,000.00	
	<u>Purpose:</u> To begin the design phase to construct a 1,750 square foot energy facility to provide chilled water for cooling and hot water for heating the Department of Mental Health's three nursing home facilities at the Tucker Center Campus on Harden Street. The energy is currently produced at the Central Energy Facility on the campus being vacated on Bull Street. The new energy facility will be an addition to the Roddey Support Building and will provide energy to the Roddey, Stone, and Fewell Pavilions. The total projected cost of this project is \$1,880,000.		
	<u>Ref:</u> Supporting document pages 37-39.	Total Funds 200,000.00	

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<u>Item</u> 11.	<u>Agency:</u> J12 Department of Mental Health	<u>Project:</u> 9688, Crafts Farrow Building #1 Renovation	CHE Approval Date:	Not req'd
			Committee Review Date:	*
			<u>B&amp;C Board Approval Date:</u>	*
	<u>Action</u> <u>Proposed:</u> Establish Project.		<u>Budget After Action Proposed</u>	
	Total budget.....	\$200,000.00	<u>Source</u>	
	[9] Other, Medicaid .....	\$200,000.00	<u>Amount</u>	
	<u>Purpose:</u> To perform license, code and program reviews and begin design work to renovate the 55,000 square foot Building #1 at Crafts Farrow for the Department of Mental Health. The renovation is needed to relocate approximately 44 child and adolescent beds from Hall Institute located on the downtown Columbia campus. The move will constitute a DHEC license change for the building, requiring a full license and building code review. The work will include modifications to the heating and air conditioning, fire alarm, security, plumbing, and electrical systems. Some interior architectural changes will be required to accommodate the new adolescent beds and classrooms required for this program. The total projected cost of this project is \$2 million.		Other	200,000.00
	<u>Ref:</u> Supporting document pages 40-42.	Total Funds 200,000.00		
<u>Item</u> 12.	<u>Agency:</u> J12 Department of Mental Health	<u>Project:</u> 9689, Crafts Farrow Building #3 Renovations	CHE Approval Date:	Not req'd
			Committee Review Date:	*
			<u>B&amp;C Board Approval Date:</u>	*
	<u>Action</u> <u>Proposed:</u> Establish Project.		<u>Budget After Action Proposed</u>	
	Total budget.....	\$1,500,000.00	<u>Source</u>	
	[9] Other, Medicaid .....	\$1,500,000.00	<u>Amount</u>	
	<u>Purpose:</u> To renovate 25,000 square feet of space in Building #3 at Crafts Farrow for the Department of Mental Health. Building #3 is a three story, former patient ward building that will be renovated to house many administrative, support, and clinical functions being relocated from the downtown Columbia campus. The work will include replacing the heating, air conditioning and electrical systems, upgrading telephone and data systems, replacing the 40 year-old roof, and upgrading the interior as needed to house the new functions. The functions relocating to the building include the Columbia Behavioral Health System's (CBHS) Pharmacy and various CBHS support operations. The building currently houses a portion of the Office of Information Technology, some CBHS administrative offices, and Public Safety which relocated earlier this year from the Columbia campus. The total projected cost of this project is \$1.5 million.		Other	1,500,000.00
	<u>Ref:</u> Supporting document pages 43-45.	Total Funds 1,500,000.00		

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<u>Item</u> 13.	<u>Agency:</u> N04 Department of Corrections	<u>Project:</u> 9664, Ridgeland – Two Prison Industries Building Additions	CHE Approval Date: Committee Review Date: B&C Board Approval Date:	Not req'd * *
<u>Action</u> <u>Proposed:</u> Establish Project.			<u>Budget After Action Proposed</u>	
Total budget..... \$1,338,980.00			<u>Source</u>	<u>Amount</u>
[9] Other, Construction Gift..... \$1,338,980.00			Other	1,338,980.00
<u>Purpose:</u> To accept a gift of construction to add 44,000 square feet of space to the 37,000 square foot Prison Industries Building at Ridgeland Correctional Institution. The work will also include rerouting the interior loop road around the new construction. The additional space will be for storage of raw materials and production of finished goods manufactured by the prison industries program. The total projected cost of this construction gift is \$1,338,980.			Total Funds	1,338,980.00
<u>Ref:</u> Supporting document pages 46-53.				
<u>Item</u> 14.	<u>Agency:</u> N04 Department of Corrections	<u>Project:</u> 9665, Institutional Repairs and Renovations	CHE Approval Date: Committee Review Date: B&C Board Approval Date:	Not req'd * *
<u>Action</u> <u>Proposed:</u> Establish Project.			<u>Budget After Action Proposed</u>	
Total budget..... \$1,500,000.00			<u>Source</u>	<u>Amount</u>
[0] Capital Improvement Bonds..... \$1,500,000.00			Capital Improvement Bonds	1,500,000.00
<u>Purpose:</u> To perform critical repairs, renovations and equipment replacements at various institutions and support facilities of the Department of Corrections. The work is needed to ensure the safety and security of staff, inmates, and the public. The work will be accomplished with in-house forces consisting of employees and inmates. Funds are being transferred from project N04-9621, Broad River Housing Units Additions and Infrastructure Upgrade. The total projected cost of this project is \$1.5 million.			Total Funds	1,500,000.00
<u>Ref:</u> Supporting document pages 54-60.				

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**LAND ACQUISITIONS**

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<u>Item</u> 15.	<u>Agency:</u> P24 Dept of Natural Resources	<u>Project:</u> 9845, Colleton – Pine Island Acquisition	CHE Approval Date:	Not req'd
			Committee Review Date:	*
			B&C Board Approval Date:	*
	<u>Action Proposed:</u> Increase budget from \$20,000.00 to \$1,075,000.00		<u>Budget After Action Proposed</u>	
	(Add \$1,055,000.00 [7] Federal)		<u>Source</u>	<u>Amount</u>
	<u>Purpose:</u> To purchase approximately 99 acres of high ground on an undeveloped barrier island in Colleton County known as Pine Island. The island is located in the ACE Basin National Estuarine Research Reserve and supports maritime forest communities, intertidal wetlands and upland habitats. The acquisition will protect the island from development and will retain the land in its natural state. The property has been appraised for \$1,241,000 and the seller has agreed to sell for \$1,055,000. The Office of State Budget has reviewed the appraisal and environmental study and approves their use in granting this request. The total projected cost of this project is \$1,075,000.		Federal	1,075,000.00
	<u>Ref:</u> Supporting document pages 61-70.		Total Funds	1,075,000.00
<u>Item</u> 16.	<u>Agency:</u> P24 Dept of Natural Resources	<u>Project:</u> 9850, Beaufort – North Williman Island Acquisition	CHE Approval Date:	Not req'd
			Committee Review Date:	*
			B&C Board Approval Date:	*
	<u>Action Proposed:</u> Increase budget from \$20,000.00 to \$2,995,000.00		<u>Budget After Action Proposed</u>	
	(Add \$2,975,000.00 [7] Federal)		<u>Source</u>	<u>Amount</u>
	<u>Purpose:</u> To purchase a 75% interest in approximately 7,531 acres of undeveloped barrier island in Beaufort County known as North Williman Island. The island is located in the ACE Basin National Estuarine Research Reserve and supports maritime forest communities, intertidal wetlands and upland habitats. Beaufort County will maintain a 25% interest in the property and DNR will acquire 75% interest with the acquisition for preservation purposes. The property has been appraised for \$4,071,800 and the seller has agreed to sell the 75% interest for \$2,975,000. The Office of State Budget has reviewed the appraisal and environmental study and approves their use in granting this request. The total projected cost of this project is \$2,995,000.		Federal	2,995,000.00
	<u>Ref:</u> Supporting document pages 71-83.		Total Funds	2,995,000.00

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<u>Item</u> 17.	<u>Agency:</u> P24 Dept of Natural Resources	<u>Project:</u> 9851, Beaufort – Buzzard Island Acquisition	CHE Approval Date:	Not req'd
			Committee Review Date:	*
			<u>B&amp;C Board Approval Date:</u>	*
	<u>Action Proposed:</u> Increase budget from \$20,000.00 to \$472,000.00		<u>Budget After Action Proposed</u>	
	(Add \$452,000.00 [7] Federal)			
		<u>Source</u>		<u>Amount</u>
	<u>Purpose:</u> To purchase a 75% interest in approximately 140 acres of undeveloped barrier island in Beaufort County known as Buzzard Island. The island is located in the ACE Basin National Estuarine Research Reserve and supports maritime forest communities, intertidal wetlands and upland habitats. Beaufort County will maintain 25% interest in the property and DNR will acquire 75% interest with the acquisition for preservation purposes. The property has been appraised for \$625,600 and the seller has agreed to sell the 75% interest for \$452,000. The Office of State Budget has reviewed the appraisal and environmental study and approves their use in granting this request. The total projected cost of this project is \$472,000.		Federal	
			472,000.00	
	<u>Ref:</u> Supporting document pages 84-95.		Total Funds	
			472,000.00	
<u>Item</u> 18.	<u>Agency:</u> P24 Dept of Natural Resources	<u>Project:</u> 9866, York – Turkey Creek Acquisition	CHE Approval Date:	Not req'd
			Committee Review Date:	*
			<u>B&amp;C Board Approval Date:</u>	*
	<u>Action Proposed:</u> Increase budget from \$20,000.00 to \$556,000.00		<u>Budget After Action Proposed</u>	
	(Add \$166,730.00 [9] Other, York County)			
	(Add \$194,635.00 [9] Other, York Water Recreation)			
	(Add \$174,635.00 [9] Other, York Game and Fish)			
			<u>Source</u>	<u>Amount</u>
			Other	556,000.00
	<u>Purpose:</u> To purchase approximately 357 acres of forested habitat in York County to increase outdoor recreational opportunities through DNR's wildlife management area program and protect the property from development. The property has frontage on both sides of Turkey Creek and will increase public recreational fishing opportunities, as well as protect water quality in Turkey Creek which flows into Broad River. The property has been appraised for \$560,000 and the seller has agreed to sell for \$538,033. The Office of State Budget has reviewed the appraisal and environmental study and approves their use in granting this request. The total projected cost of this project is \$556,000.			
	<u>Ref:</u> Supporting document pages 96-103.		Total Funds	
			556,000.00	



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<u>Item</u> 19.	<u>Agency:</u> P24 Dept of Natural Resources	<u>Project:</u> 9867, Pickens – Sassafras Mountain Acquisition	CHE Approval Date:	Not req'd
			Committee Review Date:	*
			B&C Board Approval Date:	*
	<u>Action</u>			
	<u>Proposed:</u> Increase budget from \$20,000.00 to \$55,000.00			
	(Add \$35,000.00 [9] Other, Heritage Land Trust Fund)			
			<u>Budget After Action Proposed</u>	
			<u>Source</u>	<u>Amount</u>
	<u>Purpose:</u> To purchase approximately 2.18 acres of mountain property at the peak of Sassafras Mountain in Pickens County adjoining the Jocassee Gorges Natural Area. The property will be established as a heritage preserve to protect the state's significant natural and cultural resources and to provide public recreation, education and research opportunities. The property has been appraised for \$140,000 and the seller has agreed to sell for \$50,000. The Office of State Budget has reviewed the appraisal and environmental study and approves their use in granting this request. The total projected cost of this project is \$55,000.		Other	55,000.00
	<u>Ref:</u> Supporting document pages 104-113.		Total Funds	55,000.00

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CHE Approval Date:	Not req'd
Committee Review Date:	*
B&C Board Approval Date:	*

Budget After Action Proposed

<u>Source</u>	<u>Amount</u>
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Capital Improvement Bonds	12,340,000.00
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Total Funds	12,340,000.00
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